

TEXAS APPRAISER LICENSING  
AND CERTIFICATION BOARD

vs.

STEPHEN W. KNETIG  
TX-1323232-G

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DOCKETED COMPLAINT NO.  
09-016

### **AGREED FINAL ORDER**

On this the \_\_\_\_\_ day of \_\_\_\_\_, 2011, the Texas Appraiser Licensing and Certification Board, (the Board), considered the matter of the certification of Stephen W. Knetig (Respondent).

In order to conclude this matter Stephen W. Knetig neither admits nor denies the truth of the Findings of Fact and Conclusions of Law contained herein and further agrees to the disciplinary action set out in this Agreed Final Order. The Board makes the following findings of fact and conclusions of law and enters this Order in accordance with TEX. OCC. CODE § 1103.458:

#### **FINDINGS OF FACT**

1. Respondent, Stephen W. Knetig, is a state certified general real estate appraiser who currently holds and held certification number TX-1323232-G during all times material to the above-noted complaint case.
2. Respondent appraised 3303 Hickory Creek Cove, Austin, Texas 78735 on January 26<sup>th</sup>, 2004 and July 21<sup>st</sup>, 2004.
3. Thereafter, a complaint relating to each of these real estate appraisal reports was filed with the Board by Mark Lane, an Assistant United States Attorney with the offices of the United States Attorney for the Western District of Texas. The complaint alleges that Respondent's appraisals were deficient and not completed properly.
4. After receipt of the complaint, the Board, in accordance with the mandate of the Administrative Procedure Act (the APA), TEX. GOV'T CODE ANN. CHPT. 2001, and TEX. OCC. CODE CHPT. 1103, notified Respondent of the nature of the accusations involved and Respondent was afforded an opportunity to respond to the accusations in the complaint. Respondent's response was received.
5. The parties hereby enter into the foregoing consent order in accordance with TEX. OCC. CODE § 1103.458.

#### **CONCLUSIONS OF LAW**

1. The Texas Appraiser Licensing and Certification Board has jurisdiction over this matter pursuant to the Texas Appraiser Licensing and Certification Act, TEX. OCC. CODE § 1103 et. seq.

2. The parties are authorized to resolve their dispute by means of a consent order in accordance with TEX. OCC. CODE § 1103.458.


Based on the above findings of fact and conclusions of law, the Board **ORDERS** that Respondent's certification shall be and is hereby **REVOKED**. Respondent shall not be entitled to apply for reinstatement in accordance with TEX. OCC. CODE § 1103.522 until 3 years after the effective date of this final order.

Respondent, by signing this Agreed Final Order, waives the Respondent's right to a formal hearing and any right to seek judicial review of this Agreed Final Order. Information about this Agreed Final Order is subject to public information requests and notice of this Agreed Final Order will be published on the Board's web site.

THE DATE OF THIS AGREED FINAL ORDER shall be the date it is executed by the Chairperson of the Texas Appraiser Licensing and Certification Board. The Chairperson has been delegated the authority to sign this Agreed Final Order by the Texas Appraiser Licensing and Certification Board vote.

Signed this 23 day of March, 2011.

  
STEPHEN W. KNETIG

  
TED WHITMER, ATTORNEY FOR  
RESPONDENT

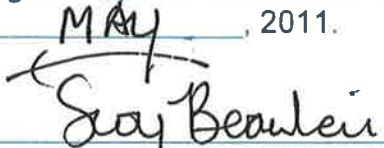
SWORN TO AND SUBSCRIBED BEFORE ME, the undersigned, on this the 23<sup>rd</sup> day of March, 2011, by STEPHEN W. KNETIG, to certify which, witness my hand and official seal.

  
Notary Public Signature

Christina Paz  
Notary Public's Printed Name



Signed by the Standards and Enforcement Services Division this 19<sup>th</sup> day of MAY, 2011.

  
Troy Beaulieu, TALCB Staff Attorney

Signed by the Commissioner this 20<sup>th</sup> day of May, 2011.

  
Douglas Oldmixon, Commissioner  
Texas Appraiser Licensing and Certification Board

Approved by the Board and Signed this 20<sup>th</sup> day of May, 2011.

  
Luis De La Garza, Chairperson  
Texas Appraiser Licensing and Certification Board